

# \$849,000 - 455049 Rge Rd 274, Village at Pigeon Lake

MLS® #A2214683

## \$849,000

5 Bedroom, 3.00 Bathroom, 1,675 sqft  
Residential on 5.00 Acres

NONE, Village at Pigeon Lake, Alberta

Beautiful 1675 sq/ft home built in 2016 and Fully Finished 40'x40' Shop situated on 5 Acres. The Main Floor of the home hosts an open concept Living room, Dining, and Kitchen with new Appliances within the last 2 years. The Primary Bedroom has its own 5 piece ensuite and walk-in closet. Two more bedrooms, a 4 piece bathroom, and the Laundry/Mudroom complete the main floor. The Basement has a large family room with a wet bar, Two more bedrooms, 4 piece bathroom, and a large Storage/Utility room all with in-floor heat. The home has Metal siding, Air Conditioning, a Gas Fireplace, and Decks off the front and back. The Gorgeous shop has in-floor heat, an epoxy coated floor, two power overhead doors, hot & cold water, and full RV hookup on its side with Power, Water, and Sewer. Already set up to bring your animals with nice rail fence and a hydrant for water. This Entire Property shows off its pride of ownership and must be appreciated in person!

Built in 2016

## Essential Information

MLS® #	A2214683
Price	\$849,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,675



Acres	5.00
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

### Community Information

Address	455049 Rge Rd 274
Subdivision	NONE
City	Village at Pigeon Lake
County	Wetaskiwin No. 10, County of
Province	Alberta
Postal Code	T0C 1H0

### Amenities

Parking	RV Garage
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Gas Stove
Heating	In Floor, Forced Air, Propane
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Landscaped, Private, Treed
Roof	Asphalt Shingle
Construction	Metal Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 24th, 2025
Days on Market	20
Zoning	AG

### **Listing Details**

Listing Office	RE/MAX Real Estate (Edmonton)
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